

# EPA Moisture Control Guide for Commercial and Institutional Buildings

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## **ABSTRACT**

In 2014 the USEPA published moisture control guidance for commercial and institutional buildings. It is intended to help owner's, designers, contractors and maintenance personnel avoid moisture related problems in buildings. It is a very useful aid for those who would like specify or conduct commissioning of the hygro-thermal functions of building enclosures and the humidity control functions of HVAC systems. The first section is a primer on the underlying dynamics of and interventions in moisture related problems in buildings. The remaining three sections contain steps for systematic moisture control during design, construction and maintenance. Guidance is provided for liquid water and condensation control in above and below grade walls, floors, ceiling and roof assemblies and for humidity control in air conditioned and non-air conditioned buildings.

## **BIOGRAPHY**

Terry Brennan became interested in how buildings work during the oil embargoes of the 1970s. One thing lead to another and now he's an old guy who has worked on buildings in all 50 states. He has worked solving or preventing indoor air quality, corrosion, paint failure, flooring failure, paper curl, stain and fluorescence, thermal comfort, excessive energy use, pest species colonization and moisture related problems in residential, commercial, institutional, laboratory, museum, school, medical and industrial buildings.